



Daniel L. Reinganum
McDowell Law, PC
46 W. Main Street
Maple Shade, NJ 08052
856-482-5544 / DanielR@McDowellLegal.com
Attorneys for Choates G. Contracting, LLC, Chapter 11 Debtor-in-Possession

Order Filed on July 8, 2022
by Clerk
U.S. Bankruptcy Court
District of New Jersey

**UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF NEW JERSEY**

IN RE:

Case No.: 21-13085-ABA

Choates G. Contracting, LLC

Chapter No.: 11

**CONSENT ORDER RESOLVING MOTION FOR RELIEF FROM AUTOMATIC STAY RE: 122
DANTON LANE, MULICA HILL, NEW JERSEY**

The relief set forth on pages (2) through (3) is hereby **ORDERED**.

DATED: July 8, 2022



Honorable Andrew B. Altenburg, Jr.
United States Bankruptcy Court

Applicant: US Bank National Association, as
Trustee for Velocity Commercial Capital
Loan Trust 2019-02

Applicant's Counsel: Steven P. Kelley, Esq.

Debtor's Counsel: Daniel L. Reinganum

Property Address: 122 Danton Lane, Mullica Hill, NJ 08062
(the 'Collateral')

FOR GOOD CAUSE SHOWN, it is **ORDERED** that Applicant's Motion for Relief is resolved, subject to the following conditions.

1. As of the filing of the Motion for Relief, Debtor was four months overdue in post-petition payments, from February 1, 2022 to May 1, 2022 at **\$4,045.60** per month.
2. Debtor had a balance held in suspense of **\$2,340.32**.
3. Accordingly, the Debtor's total payment arrears were **\$13,842.08**.
4. Since the filing of the Motion for Relief, Applicant acknowledges receipt of funds totaling **\$14,045.60**.
5. Beginning June 1, 2022, regular monthly mortgage payments shall continue to be made in the amount of **\$4,045.60** or as adjusted under any applicable bankruptcy or non-bankruptcy law. Debtor shall ensure that the loan number appears on each payment.
6. If paid by check, the Debtor shall tender the regular monthly payments to the following address:

Nationstar Mortgage, LLC
ATTN: BK Payments
PO Box 619094
Dallas, TX 75261-9741

7. If the Debtor fails to make any regular monthly payment within thirty (30) days of the date the payment(s) are due, then the Secured Creditor/Applicant may obtain an Order Vacating the Automatic Stay as to the Collateral by filing, with the Bankruptcy Court, a Certification specifying the Debtor's failure to comply with this Order. At the time

the Certification is filed with the court, a copy of the Certification shall be sent to the Debtor, the Debtor's attorney, and the Sub-Chapter V Trustee, Douglas Stanger.

8. Applicant shall be entitled to assess any attorney's fees and costs associated with the Motion for Relief to the Debtor's account pursuant to the terms and conditions of the Note and Mortgage executed by the Debtor.

I consent to the form and entry of this order:



BY:

Daniel L. Reinganum, Esq.
McDowell Law, PC
Attorney for Debtor



BY:

Steven Kelly, Esq.
Stern & Eisenberg, PC
Attorney for Movant